

Construction Management Plan

Erection of a part 3 part 4 storey building with roof terrace, for use as specialist supported accommodation comprising 5 no.1- bed flats within use class C3, with associated communal accommodation and staff office at ground floor level, bin store and parking, following demolition of the existing building

182-184 Bitterne Road West, Southampton, SO18 1BE

Prepared on behalf of A Head of Time Estates

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Project Methodology

1.0 Access to Site

Secure access and egress to the site will be made via Athelstan Road with notices to be fixed to the fencing panels to restrict unauthorised access and direct site personnel to the respective entrances.

2.0 Wheel Cleaning Facilities

During the period of the preparation of the site, excavation for foundations or services and the construction of the development, wheel cleaning facilities will be available on the site access point off Athelstan Road. No vehicle shall leave the site until its wheels are sufficiently clean to prevent mud being carried onto the highway.

3.0 Access Roads

There will be occasions when items of plant and/or materials are required i.e. mobile cranes, Ready Mix Concrete trucks, modular units, structural steel etc all of which will have to be brought to the work areas. Detailed method statements will be required for these operations and, of course, we will share that information with all relevant parties in a collaborative way. The proposed modular method of construction on the development has been selected and thoroughly considered and selected to reduce project programme on site.

4.0 Welfare and Site Offices

The welfare facilities and offices are to be located within the site and will provide a firm access under foot around the compound and to the main site during the construction phase. The legs of the temporary accommodation units are to be positioned on timber sleepers or similar to provide a base to support the cabins and to prevent damage to the formation levels.

The main storage/unloading area will be levelled and covered with hardcore fill and rolled flat. If necessary generators will be established to supply the site temporary electrical services until the permanent supplies are available. Any proposed generators will be acoustically baffled.

All site cabins will be set up fully serviced and fitted out with the necessary furniture and HSE compliant equipment. Steel freight containers will provide additional separate secure storage facilities and they will be set up adjacent to the working area.

5.0 Materials Handling

We have carefully considered various options for the handling of materials around the site and are resolved that the best option is to use a Telehandler. All plant used on site will be subject to the latest noise and environmental legislation.

6.0 Security

The main contractor we will be responsible for the security on the construction site and around the new building. Security warning notices will be displayed on and around the site boundary in a prominent position. Consultation with neighbours and talks to them will explain the risks to intruders and how they should encourage their children to keep off building sites.

The site name board will be positioned adjacent to the main site entrance. All operatives will be issued with personal protective equipment as appropriate for this project including security name tags to display the company name. Monitored Security Cameras will be installed which will prevent unauthorised access afterhours.

7.0 Site Induction

Health and Safety procedures require that before any operatives start on site they must attend an induction session/ tool box talk, where the site rules together with the safety and environmental issues on the site are discussed.

The induction will include the explanation of the various safety procedures on site, emergency escape routes, the emergency evacuation procedure in case of a fire and the site waste management plan.

Other topics covered will be identifying the welfare facilities, explaining the main areas of risk on the project where the possibility of injury is more likely to occur, discussing PPE, and running through the standards of good housekeeping which are required on site.

This will include the specific issues raised within the health and safety plan. Operatives will also be informed of any specific daily or otherwise specific tasks or restrictions that will affect day to day operations. All operatives will have their method statement explained to them by their site supervisor

8.0 Good Neighbour Policy

All contractors will receive training into the requirements of the scheme and the site. Good relations with neighbours and the immediate community to a building site is a vital ingredient to the successful progress of a project.

9.0 Working Hours and interface with Residents

The programme is based on Monday to Friday 08:00 to 18:00 hours Saturdays 09:00 to 13:00 hours and at no time on Sundays and recognised public holidays

10.0 Environmental Policy

The overall ethos of the development is to promote improvement of the environment by minimising the consumption of natural resources and materials, maximising recycling and the use of renewable resources whilst limiting pollution and environmental disturbance in the course of our construction operations.

To achieve this the development will

- Minimise the use of skips by recycling all materials on site. All hardcore will be dumped and all combustible materials will be incinerated on site
- Control and minimise the use of natural resources by conserving energy and ensuring efficient running and maintenance of equipment and machines. Seek methods of working that minimise materials usage, limit waste and favour the use of renewable, recyclable or recycled sources
- Encourage the recycling or reprocessing of materials on site for use elsewhere.
- Organise operations to minimise environmental disturbance, including noise, and limit pollution to earth and atmosphere by control and treatment of discharges where appropriate.
- Satisfy, and improve upon if possible, the requirements of industry Codes of Practice, Government Guidelines and appropriate Regulations. In the absence of these, set our own environmental standards on sites and workplaces

- Recognise that, although in many instances designs, specifications and working methods are outside our control, we should seek to influence them where possible.
- Inform our subcontractors and suppliers of the policy and encourage them to develop and maintain standards that comply. Involve employees throughout the company in the policy and foster environmental awareness and concern at all levels.
- Carry out regular reviews of the policy and monitor its implementation to ensure that it reflects best practices and continues to achieve its objectives.

11.0 Noise on Site

The levels of noise produced on site are controlled by the following legislation and British Standard:-

The Public Health Act 1961

The Health & Safety at Work Act 1974

Noise at Work Regulations 2005

Control of Pollution Act 1974

Environmental Protection Act 1990

Construction (Design & Management) Regulations 2007

The Reporting of Injuries, diseases & Dangerous Occurrences regulations 1995

BS 4142

BS 5228

BS EN 61672 BS EN 61252 BS EN 352

Method for rating industrial noise affecting mixed residential & industrial areas

Noise control on construction and open sites Specification for sound meters

Specification for personal sound exposure meter

Hearing protectors: safety requirements & testing

The Noise at Work Regulation 2005 and action levels

The Noise at Work Regulation 1989 was replaced by The Noise at Work Regulation 2005

which came into force in April 2006 based on an EU directive. The new regulation has set new requirements for set noise exposure levels which are known as action levels.

The risk of any noise to be eliminated at source or by a reduction to a minimum possible level

All noise will be reduced by good site house-keeping and using the latest sound dampening technique